

Judge and Nunan's Saddlery
165 East California Street
Jacksonville
Jackson County
Oregon

HABS No. ORE-87

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PHOTOGRAPH

WRITTEN HISTORICAL AND DESCRIPTIVE DATA

Historic American Buildings Survey
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HISTORIC AMERICAN BUILDINGS SURVEY

HABS No. ORE-87

JUDGE AND NUNAN'S SADDLERY

Location: 165 East California Street, Jacksonville, Jackson
County, Oregon

PART I. HISTORICAL INFORMATION

The site of Judge and Nunan's Saddlery was part of the Union Hotel lot until C. C. Beekman took title to the land in 1858. In 1860, Beekman sold a fifty-by-two-hundred-foot lot near the middle of the block to P. J. Ryan. The deed included the provision that, if Ryan improved the land with a building, the structure would have to be stone or brick and that Beekman would have the right to attach a building to any that Ryan might build.¹ Ryan did not build a structure on the land, however; the site appears as a vacant lot on the 1864 map of Jacksonville.² In 1868, Beekman sold the lot to Louis Horne, owner of the United States Hotel, who may have planned to extend his "hall" as far as Ryan's building.³ Horne, however, sold the lot to Henry Judge and Jeremiah Nunan in 1874.⁴ The following year, Nunan bought Judge's share of the saddlery business;⁵ during this period, the value of the property rose five times, suggesting that the Judge and Nunan building was erected in 1874-5.⁶ In 1876, Nunan sold the undeveloped part of his lot--with a frontage of about fifteen feet on California Street--back to C. C. Beekman.⁷ The east boundary described in the deed is "the line of the West wall of the brick building owned by Jerry Nunan"--to which wall Beekman had the right to attach a building. This provision continued in the deed from Beekman to George and Jeanne Holt in 1878,⁸ and the Holts exercised the privilege in constructing their new brick United States Hotel.

Henry Judge was an early settler in Jacksonville; he was elected a Town Trustee in 1863, but seems to have held no other public office.⁹ His name appears on several jury lists of the 1870s, with his occupation indicated as saddler.¹⁰ Jeremiah Nunan appears on the 1874 jury list as a saddler also;¹¹ on subsequent jury lists, however, he is referred to as a merchant.¹² In the 1890s, when Jacksonville had already begun to decline economically with the emergence of other towns closer to the railroad line, Nunan built one of the largest houses in town on a lot on North Oregon Street. This Queen Anne style house was built according to plans purchased from Frank Barber of Knoxville, Tennessee, and is still today the most decoratively embellished house in Jacksonville.¹³

FOOTNOTES

1
Jackson County Deeds, July 24, 1860.

2
C. E. Curley [and J. S. Howard], "Map of Jacksonville," 1864.

3
Jackson County Deeds, February 7, 1868.

4
Ibid., March 3, 1874.

5
Ibid., May 28, 1875.

6
The lot was purchased in 1874 for \$400; Judge sold his half interest for \$1,000, indicating that in 1875 the land and buildings had a value of about \$2,000.

7
Jackson County Deeds, July 28, 1876.

8
Ibid., February 28, 1878.

9
Town of Jacksonville, Board of Trustees' Minutes, March 3, 1863.

10
Jackson County Commissioners' Journals, July 10, 1873, and October 9, 1879.

11
Ibid., August 6, 1874.

12
Ibid., October 7, 1881, and October 10, 1884.

13
Marion D. Ross, "Jacksonville, An Oregon Gold-Rush Town," Journal of the Society of Architectural Historians 12:4, 24.

PART II. ARCHITECTURAL INFORMATION

A. Description of Exterior:

1. Number of stories: The building is one story.
2. Number of bays: The facade is two bays wide.
3. Layout, shape: The building is a rectangle, greater in depth than in width.
4. Wall construction, finish, color: The walls are brick, painted a light tan color.

5. Openings: The openings are arched, with wide piers supporting the arches. The piers are undecorated; a steel beam, supported by the two outside piers, has partially destroyed the arches of the openings. However, the outside of each arch still has a small capital of three courses of bricks--the upper two projecting slightly beyond the lower one. The arches are three courses tall. The lower two courses are built of headers on edge; the upper, a single projecting ring of headers laid circumferentially. The east opening is a doorway, with double-leaf doors. The west opening is a window with a single, fixed pane of glass. The central pier was at one time removed; the present pier is a rebuilding. The openings may have had slightly different dimensions at one time.

6. Roof:

- a. Shape: The roof is flat; on the facade, it is hidden by a parapet.
- b. Cornice: A simple brick cornice decorates the parapet. A band of five courses forms a frieze, above which a single band serves as the base for a dentil course. A corona of two courses caps the dentil course; the final course is a single row of slightly projecting bricks. The parapet continues upward for four courses above the cornice.

B. Description of Interior:

The interior is a single room, used as gallery space.

C. Site and Surroundings:

The building stands between two larger, two-story, brick structures. The United States Hotel on the west was built later; the west wall of Judge and Nunan's Saddlery is therefore used as a base for the second-story hotel wall. The structure is built with the facade on the south property line of the lot.

D. Original Appearance:

Originally, the building had a two-bay, arcaded facade; both openings were probably doors, perhaps with glazed tympanums above. The central pier may have been smaller than the present one, and the arches undoubtedly had caps similar to the ones on the outside piers. The steel beam was inserted to enlarge the opening when the building was converted into a garage sometime in the early twentieth century.

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